

UNOFFICIAL COPY

63-17-904
COOK COUNTY, ILLINOIS
FILED FOR RECORD

William H. Olson
RECORDER OF DEEDS

29324
AUG 8 1974 12 38 PM
TRUSTEE'S DEED

22 811 235 *22811235

48-20 The above space for recorders use only

63-17-904M

THIS INDENTURE, made this 14th day of June, 1974, between BEVERLY BANK, a banking corporation of Illinois, as Trustee under the provisions of a deed or deeds in trust, duly recorded or registered and delivered to said Bank in pursuance of a trust agreement dated the 9th day of July, 1971, and known as Trust No. 8-3046 party of the first part, and DONALD W. COOPER and JUDY ANN COOPER, his wife 747 Red Oak Lane, Park Forest, Illinois

parties of the second part. WITNESSETH, that said party of the first part, in consideration of the sum of 10.00 Ten Dollars and no/100----- dollars, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said parties of the second part, not as tenants in common, but as joint tenants, the following described real estate, situated in Cook County, Illinois, to-wit:

500

SEE ATTACHED RIDER

(497 -)

Unit B-204 & G-18, as delineated on Plat of Survey of certain portions of Lot 1 in Homewood Lakewood, being a subdivision of that part of the North 820.77 feet of the South 1240.50 feet of the West 590.00 feet of the East 885.90 feet of the South East Quarter (1/4) of Section 32, Township 36 North, Range 14 East of the Third Principal Meridian, lying Southerly of the Southerly right-of-way line of the Illinois Central Railroad, and lying West of the West line of Halsted Street Subdivision, all in Cook County, Illinois; which Plat of Survey is attached as Exhibit "AA" to Declaration of Condominium Ownership made by Beverly Bank, as Trustee under Trust Agreement dated July 9, 1971 and known as Trust No. 8-3046, which said Declaration of Condominium Ownership was recorded in the Office of the Recorder of Deeds of Cook County, Illinois as Document Number 22332382; together with a percentage of the Common Elements appurtenant to said Unit as set forth in said Declaration, as amended from time to time, which percentage shall automatically change in accordance with Amended Declarations as same are filed of record pursuant to said Declaration, and together with additional Common Elements as such Amended Declarations are filed of record, in the percentages set forth in such Amended Declarations, which percentages shall automatically be deemed to be conveyed effective on the recording of each such Amended Declaration as though conveyed hereby.

This deed is given on the conditional limitation that the percentage of ownership of said Grantees in the Common Elements shall be divested pro tanto and vest in the Grantees of the other Units in accordance with the terms of said Declaration and any Amended Declarations recorded pursuant thereto, and the right of revocation is also hereby reserved to the Grantor herein to accomplish this result. The acceptance of this conveyance by the Grantees shall be deemed an agreement within the contemplation of the Condominium Property Act of the State of Illinois to a shifting of the Common Elements pursuant to said Declaration and to all the other terms of said Declaration, which is hereby incorporated herein by reference thereto, and to all the terms of each Amended Declaration recorded pursuant thereto.

Party of the first part also hereby grants to parties of the second part, their successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the aforementioned Declaration, and party of the first part reserves to itself; its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein

This conveyance is subject to all rights, easements, restrictions, conditions, covenants and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

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Property of Cook County

COOK
CO. NO. 016
49367



STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
05-133

Together with the tenements and appurtenances thereto belonging,
TO HAVE AND TO HOLD the same unto said parties of the second part,
and to the proper use, benefit and behoof forever of said party of the
second part.

This deed is executed by the party of the first part, as Trustee, as aforesaid, pursuant to and in the exercise of the power
and authority granted to and vested in it by the terms of said Deed or Deeds in Trust and the provisions of said Trust
Agreement above mentioned, and of every other power and authority thereto relating,
here of, and/or mortgages upon said real estate, if any, of record in said Co.
and appurtenances and other liens and claims of any kind; pending litigation, if any,
building, claims, liens, mortgages and other restrictions of record, if any, party of the first
part, and all other Laws and Ordinances; mechanic's lien claim,
possession.

The first part has caused its corporate seal to be hereto affixed, and has caused
by its Vice-President and attested by its Assistant Trust Officer, the day

BEVERLY BANK, as Trustee as aforesaid

Attest: *Sylvia R. Miller* VICE-PRESIDENT
Daniel G. Garroli TRUST OFFICER
ASST. TRUST OFFICER
ASST. CASHIER

STATE OF ILLINOIS
COUNTY OF COOK



1. Dorothy M. Fleischmann
A Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY
THAT Sylvia R. Miller
Vice-President of BEVERLY BANK, and Daniel G. Garroli
Assistant Trust Officer of said Bank, personally known to me to be the same persons

whose names are subscribed to the foregoing instrument as such Vice-President
and Assistant Trust Officer respectively, appeared before me this day in person and
acknowledged that they signed and delivered the said instrument as their own free and
voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes
therein set forth; and the said Assistant Trust Officer did also then and there acknowledge
the said corporate seal of said Bank to said instrument as said Assistant Trust Officer's
own free and voluntary act, and as the free and voluntary act of said Bank, for the uses
and purposes therein set forth.

Given under my hand and Notarial Seal this 1st day of August 1974
Dorothy M. Fleischmann
Notary Public

22 81435

DE
L NAME
I V
V STREET
E R
R CITY
Y

DONALD W. COOPER
830 ELDER ROAD
UNIT 204
Homewood, ILLINOIS
60430
BOX 533

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

830 Elder Road
Homewood, Illinois

This deed was prepared by Dorothy M. Fleischmann at Beverly Bank
1357 W. 103rd Street, Chicago, Illinois

END OF RECORDED DOCUMENT